



SELL • LET • MANAGE

Russell Place, Plymouth, PL4 6NJ  
£375,000 Freehold

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£375,000

# Russell Place

## Plymouth, PL4 6NJ

- Mid Terraced Period House
- Central Location
- Two Reception Rooms
- Spacious Accommodation
- No Onward Chain
- Four Double Bedrooms
- Tastefully Presented
- Master En Suite Shower Room
- Off Road Parking At Rear
- Council Tax Band B

DC Lane are delighted to present this substantial four double bedroom mid terrace family home located centrally on the fringes of Central Park and within walking distance to the City Centre, railway station and within easy access to the A38 and major routes.

Offering ideal family living and entertaining space this splendid property has been renovated to a high specification featuring a quality finish throughout, ensuring that every corner reflects a high standard of craftsmanship and attention to detail. With generous room sizes and a wealth of character features the property boasts an elegant, tasteful interior. Entry through the vestibule opens into a welcoming hallway leading to the spacious principle reception room boasting a period fireplace, ornate corning and bay window. Pocket doors open into the second reception room with views to the rear garden. The generous kitchen/diner has an abundance of quality cabinets, solid wood worktop, two ovens, integrated appliances, contemporary led lighting and french doors opening to the garden. A utility cupboard and downstairs cloakroom/wc completes the ground floor accommodation. To the first floor there are four double bedrooms the master boasting an en suite shower room, serviced by a luxurious family bathroom with separate shower cubicle.

Externally to the rear there is a paved garden, external storage cupboard ideal for storing bikes and off road parking for two cars with remote control roller door.

With a brand new gas central heating system, new carpets throughout and no onward chain this impressive family home showcases the wealth of original features, striking the perfect balance between modern and classic, a viewing is highly recommended.



### Ground Floor

Lounge 17'5" x 14'9" (5.31 x 4.51)

Dining Room 14'5" x 14'3" (4.41 x 4.36)

Utility Room

Cloakroom/WC

Kitchen/Breakfast Room  
10'4" x 18'6" (3.17 x 5.64)

Storage Room 10'4" x 4'6" (3.17 x 1.39)

### First Floor

Bedroom One 13'8" x 15'1" (4.18 x 4.61)

En Suite 9'10" x 3'2" (3.01 x 0.99)

Bedroom Two 14'7" x 10'4" (4.45 x 3.17)

Bedroom Three 10'4" x 15'6" (3.17 x 4.73)







Bedroom Four  
Bathroom

7'5" x 12'2" (2.27 x 3.73)  
4'8" x 11'6" (1.43 x 3.53)

### Directions

From our office: Head South on Mutley Plain, turn Right onto Ford Park Road. Continue onto Central Park Avenue and the property can be found on the right before the roundabout,

### Scan for Material Information



**Council Tax Band: B**

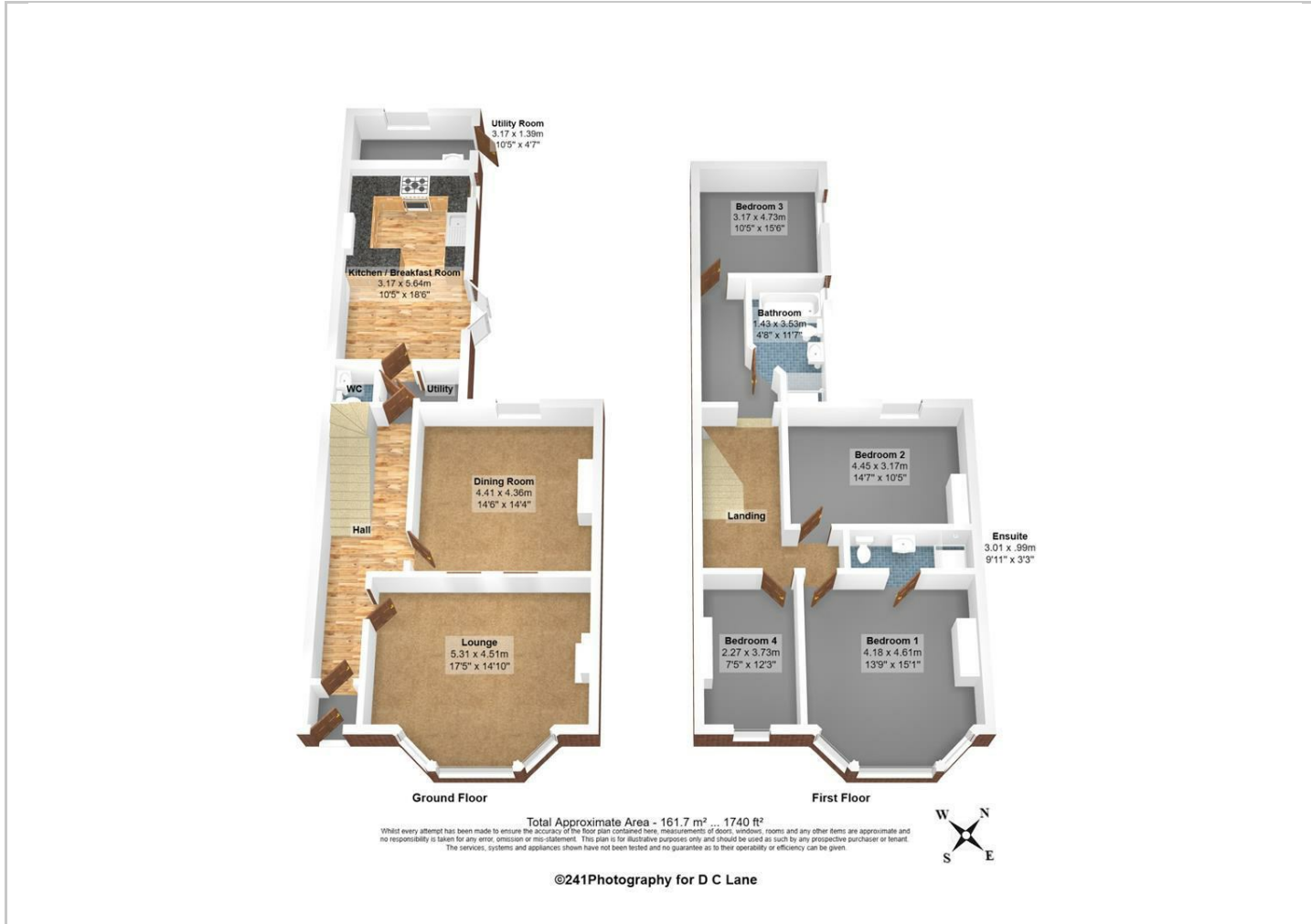








## Floor Plans

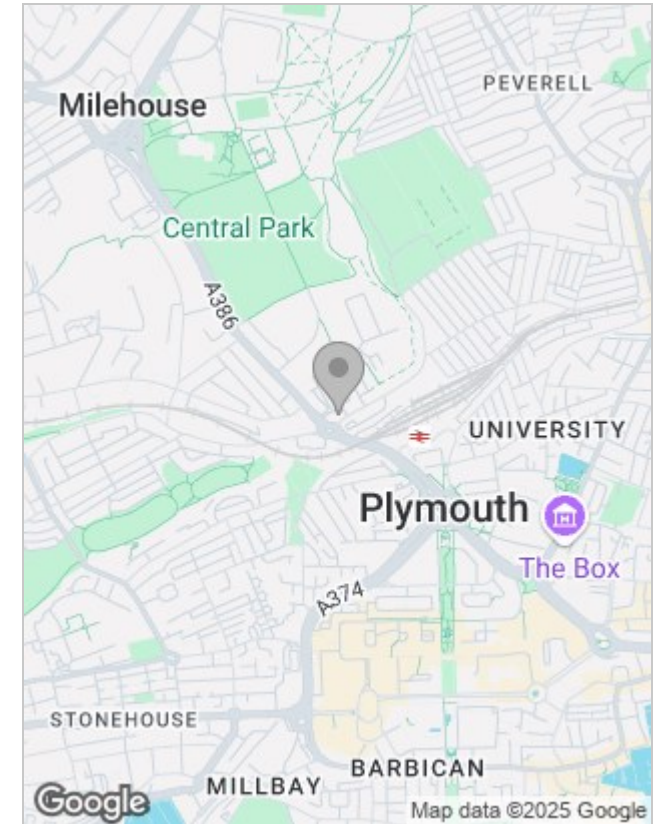


## Viewing

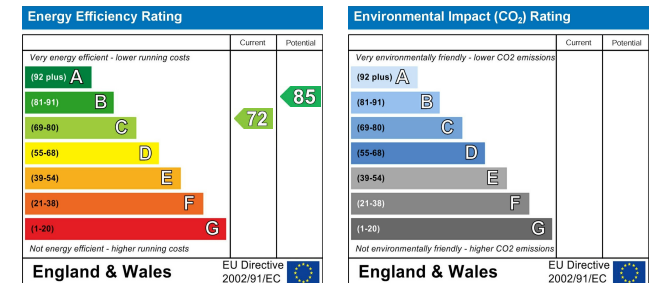
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

## Location Map



## Energy Performance Graph



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